

1 Wickham Close

Haywards Heath, RH16 1UH

Mark Revill & Co

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Offers in Excess of £590,000 Freehold

A rare opportunity to acquire this charming three bedroom detached character home, occupying a secluded plot within one of Haywards Heath's most sought-after private residential roads. Tucked away from busy traffic yet conveniently positioned within a short walk of the mainline railway station, this attractive home offers an exceptional combination of privacy, character and future potential. The property provides generous and well-proportioned accommodation throughout and offers tremendous scope to extend to the side and rear, together with the potential to convert the integral garage, subject to the necessary planning permissions. Additional features include gas fired central heating, secondary glazing, a ground floor cloakroom and spacious living accommodation. Outside, a private driveway provides off road parking and leads to the integral garage, which offers excellent conversion potential. The front and side gardens are mainly laid to lawn, whilst a side gate gives access to the beautifully secluded rear garden. Enjoying a high degree of privacy and not overlooked, the rear garden features a patio, raised lawn, mature flower and shrub borders, together with a useful brick-built store. An internal inspection is highly recommended to fully appreciate both the property's charm and the exciting opportunity it presents.

Wickham Close is a highly desirable private road, ideally situated within a short walk of Haywards Heath's mainline railway station, providing fast and frequent services to London Victoria and London Bridge (approximately 42-45 minutes). The area is well served by an excellent selection of highly regarded schools catering for all age groups. Everyday amenities are close at hand, including Sainsbury's and Waitrose supermarkets, the Dolphin Leisure Centre and the town Centre, which offers an extensive range of shops, cafés, restaurants and bars, particularly along the popular Broadway. For commuters by road, the nearby A23 provides convenient access to Gatwick Airport, the M23/M25 motorway network and the south coast, with the vibrant city of Brighton approximately 14 miles to the south. For those who enjoy the outdoors, a public footpath at the top of Wickham Way leads directly to Ardingly Reservoir and the surrounding countryside, offering excellent walking, cycling and recreational opportunities.









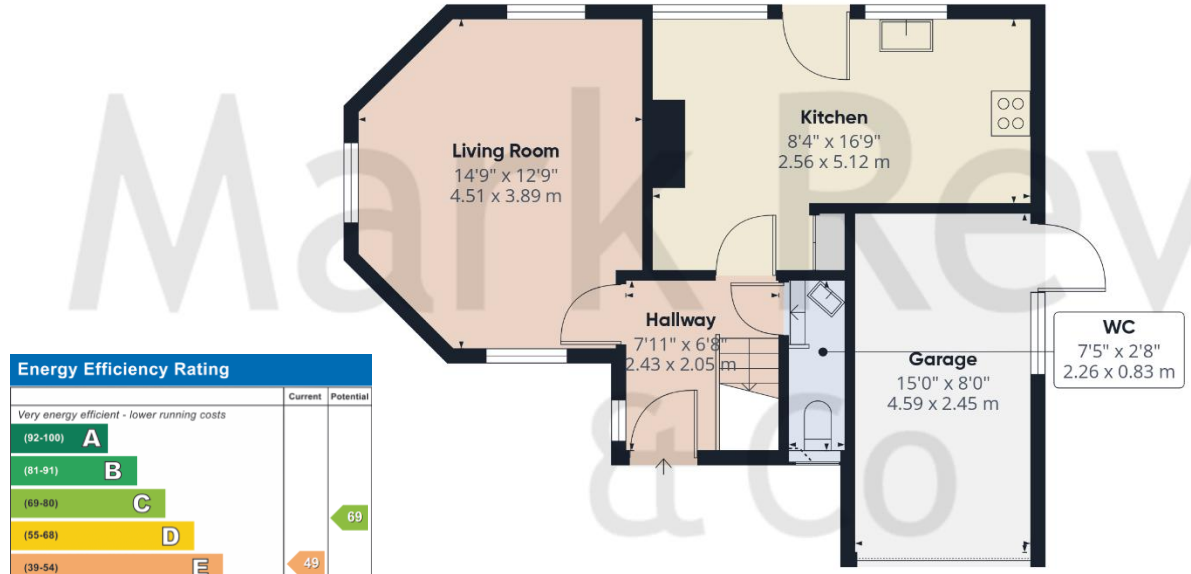




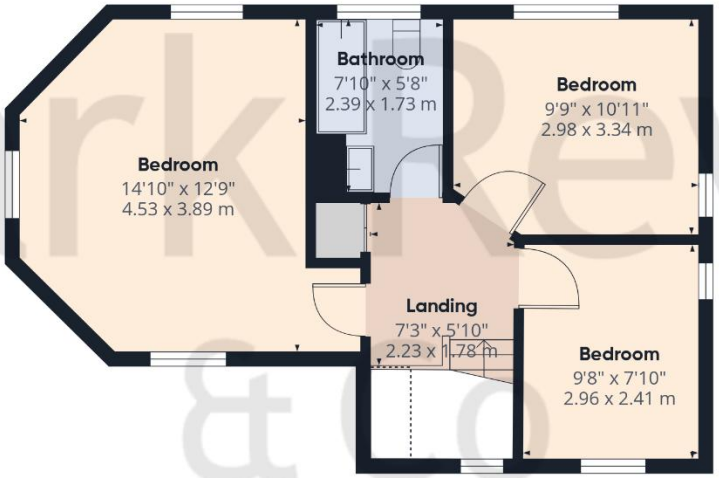








Ground Floor





Floor 1

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Approximate total area(1)

985 ft²

91.7 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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PROPERTY MISDESCRIPTIONS ACT 1991 – Although every care has been taken in the production of these sales particulars prospective purchasers should note: 1. All measurements are approximate. 2. Services to the property, appliances, fixtures and fittings included in the sale are believed to be in working order (though they have not been checked). 3. Prospective purchasers are advised to arrange their own tests and/or surveys before proceeding with a purchase. 4. The agents have not checked the deeds to verify the boundaries. Intending purchasers should satisfy themselves via their solicitors as to the actual boundaries of the property.

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